

Recorded December 5, 1963 at 3:55 P.M.

COUNTY FEDERAL SAVINGS
AND LOAN ASSOCIATION

THIS DEED OF TRUST, made this 29th day of November, 1963, by Miriam O. Main, widow, of Frederick County, State of Maryland, party of the first part, and Lewis R. Roberts and David E. Betts Trustee as hereinafter set forth, party of the second part.

WHEREAS the said Miriam O. Main, widow,
now stand indebted unto the County Federal Savings and Loan Association of Rockville,
or order, in
the full and just sum of ----Six Thousand Eight Hundred Dollars (\$6,800.00)

as evidenced by their single Bill of even date

herewith, together with interest from date until paid at the rate of six per cent (6%) per annum. Interest shall be calculated monthly on the unpaid balance, said principal and interest to be paid in equal monthly installments as follows: Forty-eight Dollars and Seventy-two Cents (\$48.72) on the 1st day of January, 1964, and a like amount on the 1st day of each and every month thereafter until this note has been paid in full. Each payment made hereunder shall be credited first on interest then due and the remainder to the unpaid balance of this indebtedness. Any delinquent payments of principal or interest shall bear the rate of interest herein agreed to until paid.

And I hereby further agree that in addition to said monthly payment, I will pay to said Association monthly during the time that this indebtedness remains unpaid an amount equal to one-twelfth (1/12) of the annual taxes, assessments and insurance premiums on the property.

and

WHEREAS it was a condition precedent to the making of the aforesaid loan that the re-payment thereof, with interest, should be secured by the execution of these presents; and

WHEREAS the said party of the first part desires to secure the prompt re-payment of said debt and interest thereon, when and as the same shall become due and payable, and all costs and expenses incurred in respect thereto, including reasonable counsel fees incurred or paid by the said party of the second part or substituted Trustee, or by any reason hereby secured on account of any litigation at law or in equity, which may arise in respect to this trust or the property hereinafter mentioned, and of all money which may be advanced as provided herein, with respect to all such costs and advances from the date thereof;

NOW, THEREFORE, THIS INDENTURE WITNESSETH: That the said party of the first part, in consideration of the premises and of one dollar (\$1.00) lawful money of the United States to them in hand paid by the party of the second part, the receipt of which is hereby acknowledged, has granted and conveyed, and does hereby grant and convey unto the said Trustee, his successors and assigns, all the following described real estate, to-wit:

All that parcel of land located on the south side of the State Highway Route 26 (Frederick to Libertytown), in the village of Mt. Pleasant, Mt. Pleasant District, Frederick County, Maryland, and more particularly described as follows:

BEGINNING for the same at a galvanized masonry nail driven in the center of said highway at the northeast corner of the lot described in the deed from John E. Main and Selma B. Main, his wife, dated January 31, 1930, and recorded in Liber No. 372, Folio 500, one of the Land Records of Frederick County, said point being located north 9° east 16.8 feet from a stake in the end of a concrete base wall on said lot, and running thence with the center of said highway, (1) north 83° 10' west 103.3 feet to a galvanized masonry nail in the center of said highway, and running thence by a line of division now made through the middle of a 9 foot paved roadway, (2) south 7° 30' west 197.4 feet to a galvanized masonry nail in the middle of the Mt. Pleasant - McKaig Road, and with